BENTON TWP.

SEC-26, T 10N, R 1E

LEGAL DESCRIPTION

The North Half of the Northeast Quarter of the Southeast Quarter of Section 26, Township 10 North, Range 1 East, Monroe County, Indiana; more definitely described as follows:

Beginning at an iron pin at the Northeast Corner of the Half Quarter Quarter Section; Thence South no degrees no minutes East 659.7 feet to an iron pin at the Southeast Corner of the Half Quarter Quarter Section; Thence North 88 Degrees 12 Minutes West 1353.2 feet to an iron pin at the Southwest Corner of the Half Quarter Quarter Section.; Thence North no degrees 20 minutes East 659.7 feet to an iron pin at the Northwest Corner of the Half Quarter Quarter Section; Thence South 88 degrees 12 minutes East 1349.4 feet to the point of beginning, containing 20.4 acres more or less.

I hereby certify that I have prepared the above description and accompanying plat from actual field surveys made by myself on 7/29/78, 8/5/78, 9/2/78, and 10/10/78.

W. Taylor Sumerford Jr.

Surveyed
For: Fleener Realty & Others

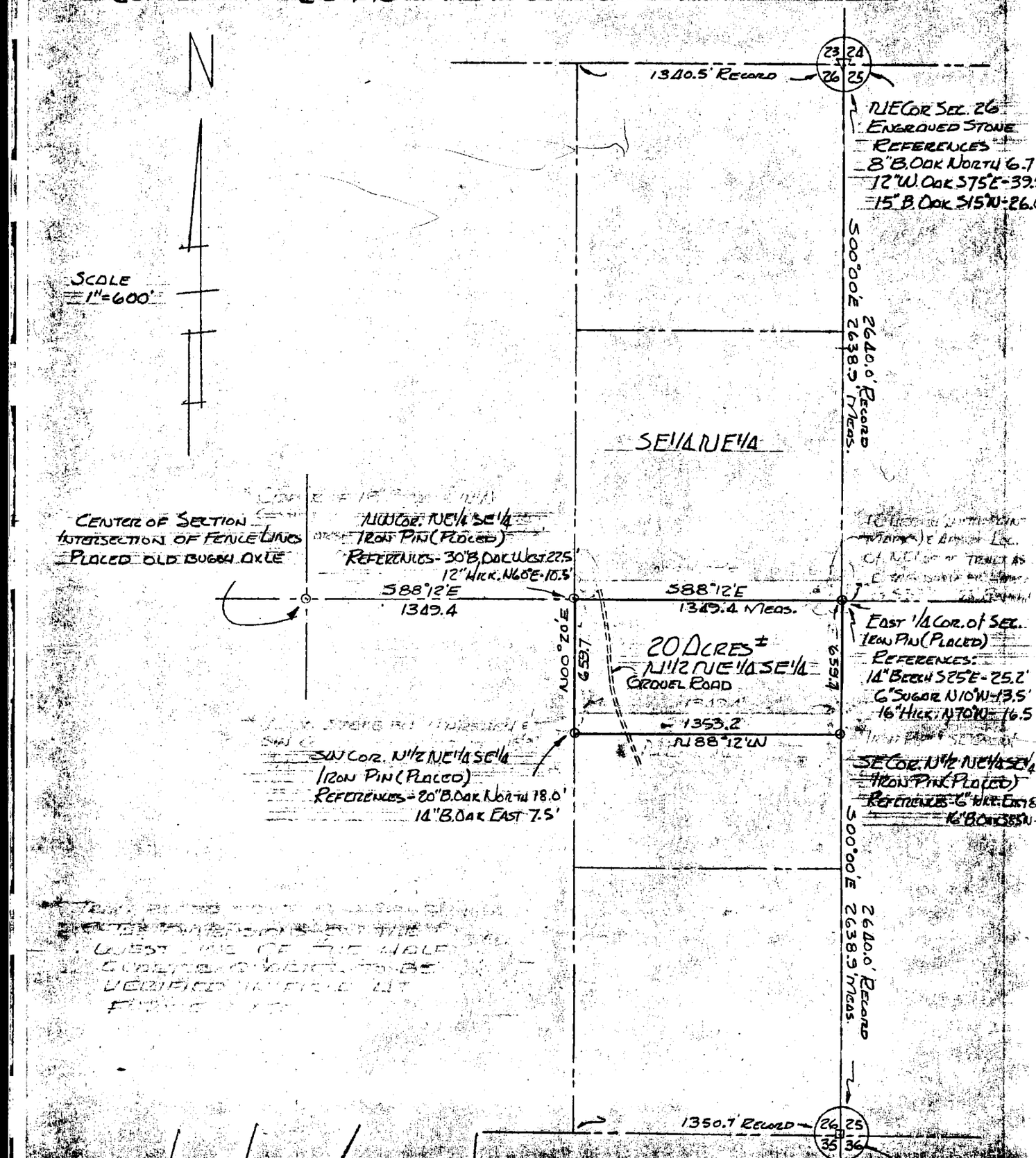
W. Taylor Sumerford, Jr.
Lic. Land Surveyor
#11242/Indiana

FILED
DEC 27 1978
John W. Davis
Auditor Monroe County, Indiana

[redacted]-1E Maxwell BENTON TWP. 12-27-78 Sec 26

DESCRIPTION

THE NORTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 10 NORTH, RANGE 1 EAST, BENTON TOWNSHIP, MONROE COUNTY, IND., CONTAINING 20 ACRES MORE OR LESS.



W. Taylor Sumerford Jr.
W. TAYLOR SUMERFORD JR.
LIC. LAND SURVEYOR # 11242 INDIANA
SURVEYED, JULY & AUGUST 1978.
PLAT AMENDED 8/25/78.

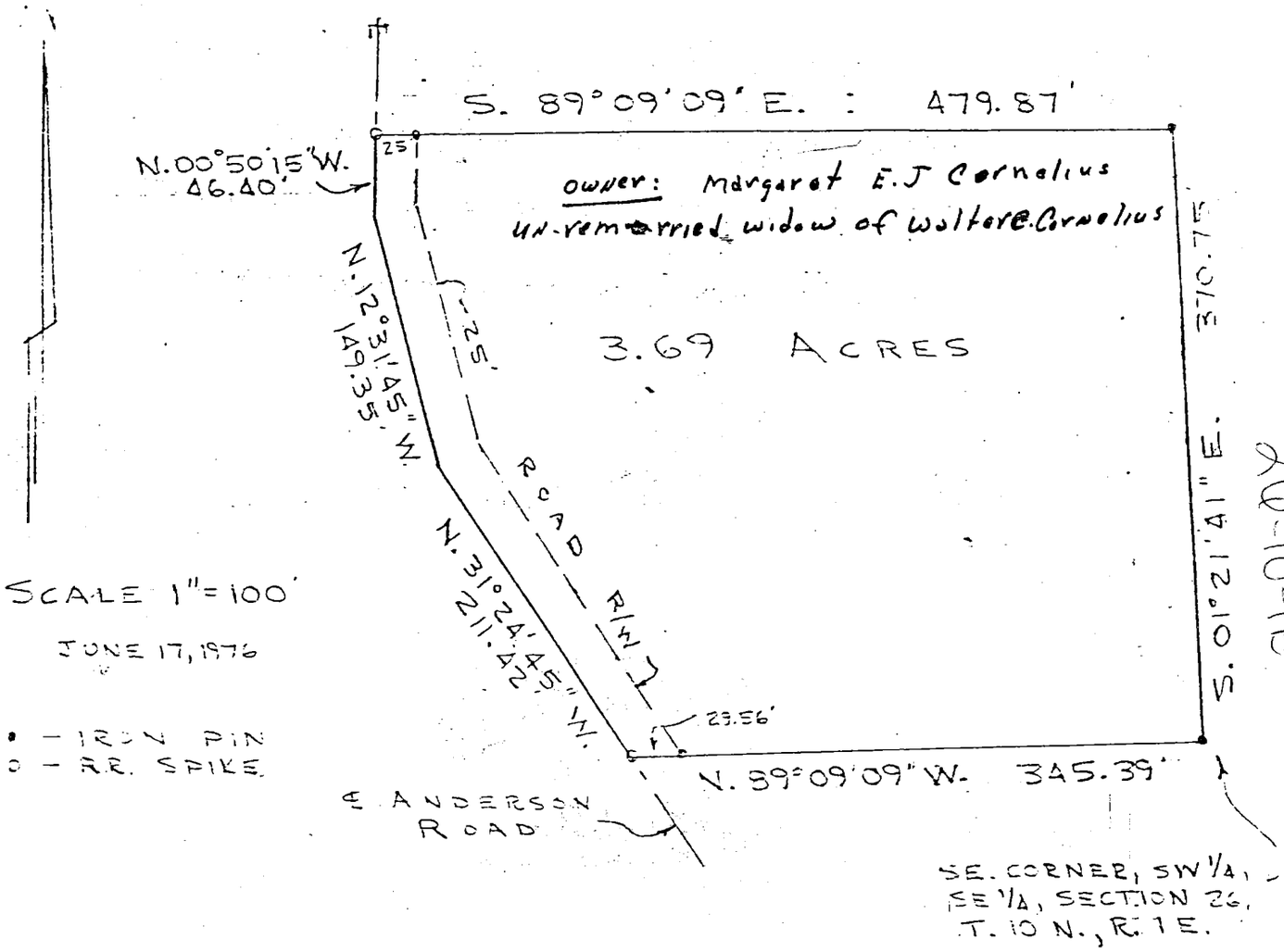
FILED
DEC 27 1978
John W. Davis
Auditor Monroe County, Indiana

Please save original for files

Maxwell, Barry & Conner
26-10-1E 20 A

Cornelius to Lewis Benton Twp Sec 26-10-1E 10-9-79

Sec 26



26-10-1E

DESCRIPTION

A part of the Southwest quarter of the Southeast quarter of Section 26, Township 10 North, Range 1 East, Monroe County, Indiana, described as follows; beginning at the Southeast corner of said Southwest quarter of the Southeast quarter; thence North 89° 09' 09" West on and along the South line of said quarter, quarter for 345.39 feet and to the centerline of Anderson Road; thence running on and along the centerline of said Anderson Road the following directions and dimensions;

North 31° 24' 45" West for 211.42 feet;
North 12° 31' 45" West for 149.35 feet;
North 00° 50' 15" West for 46.40 feet; thence leaving the centerline of said road and running South 89° 09' 09" East for 479.87 feet and to the East line of said Southwest quarter of the Southeast quarter; thence South 01° 12' 41" East on and along said East line for 370.75 feet and to the point of beginning. Containing in all 3.69 acres more or less. Subject to a 25.00 feet wide county road right-of-way along the centerline of Anderson Road.

RAYMOND GRAHAM REGISTERED No. 8409 STATE OF INDIANA

Raymond Graham

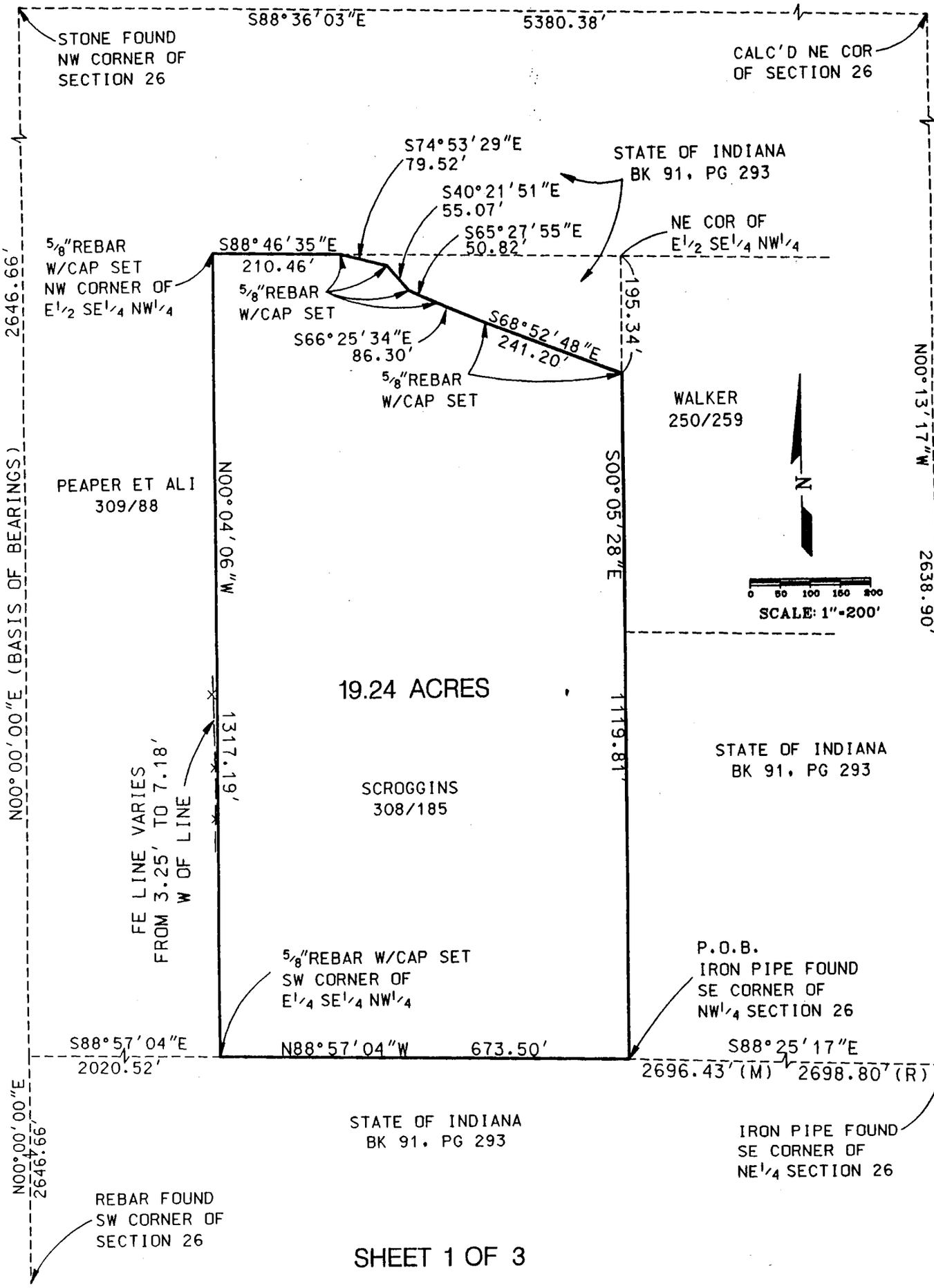
Raymond Graham

-Quality Land Surveying and Design Services-

359 Landmark Avenue
Bloomington, IN 47404
(812)336-8277
(812)384-1114
FAX: (812)336-0817

PART OF THE EAST HALF OF THE SE QUARTER OF THE NW QUARTER SECTION 26, T10N, R1E MONROE COUNTY, INDIANA

JOB # 916



SHEET 1 OF 3

Sec 26 10-1E Benton #0063-125520-00

1/3

Bledsoe Tapp & Co., Inc.

-Quality Land Surveying and Design Services-

BEN E. BLEDSOE, L.S.
PHILIP O. TAPP, L.S.
359 Landmark Avenue
Bloomington, IN 47404
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REPORT OF SURVEY
#0916

In accordance with **Title 865, 1-12-1 through 1-12-29** of the **Indiana Administrative Code**, the following observations and opinions are submitted regarding the various uncertainties in the locations of the lines and corners established on this survey as a result of:

a) *Variances* in the reference monuments;
b) *Discrepancies* in record descriptions and plats;
c) *Inconsistencies* in lines of occupation and;
d) *Random Errors* in Measurement *(Theoretical Uncertainty)*;

The Theoretical Uncertainty (due to random errors in measurement) of the corners of the subject tract established this survey is within the specifications for a Class C Survey (0.50 feet) as defined in IAC 865.

Corners Found:

1. Southeast corner, Northwest quarter; iron pipe per Sumerford survey.
2. Southeast corner, Northeast quarter; iron pipe per Sumerford survey.
3. Southeast corner, West half, Northeast quarter; iron pipe per Sumerford survey.
4. Northwest corner, Section 26; stone.
5. Southwest corner, Section 26; rebar.

Establishment of Lines and Corners:

The Northeast corner of Section 26 was calculated based on the Sumerford survey. All other corners found were held and the Section was subdivided according to standard practice.

The one acre exception in the Northeast corner of the Scoggins deed was not adequately described. The State of Indiana deed 91/293 described the cut out but did not close by over 100 feet. The description described an old road which was as-built for its location. Using this as-built location the area calculated to be 1.14 acres versus the deed calculations of 1.0 acre.

Subject to the above observations, it is my opinion that the uncertainties in the location of the lines and corners established on this survey as follows:

Due to *variances* in reference monuments; 4 feet at the Northeast corner of Section 26.

Due to *discrepancies* in the record description; none.

Due to *inconsistencies* on lines of occupation; fences as shown.

Bledsoe Tapp & Co., Inc.

-Quality Land Surveying and Design Services-

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359 Landmark Avenue
Bloomington, IN 47404
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DESCRIPTION
JOB #0916

A part of the East Half of the Southeast Quarter of the Northwest Quarter of Section 26, Township 10 North, Range 1 East, Monroe County, Indiana, more particularly described as follows:

BEGINNING at an iron pipe marking the Southeast corner of said Northwest quarter; thence NORTH 88 degrees 57 minutes 04 seconds WEST along the South line of said Northwest quarter 673.50 feet to a 5/8" rebar at the Southwest corner of said East half quarter quarter; thence NORTH 00 degrees 04 minutes 06 seconds WEST, 1317.19 feet to a 5/8" rebar at the Northwest corner of said East half quarter quarter; thence SOUTH 88 degrees 46 minutes 35 seconds EAST along the North line of said East half quarter quarter 210.46 feet to a 5/8" rebar in an abandoned road; thence along said road the next five (5) courses:

1) SOUTH 74 degrees 53 minutes 29 seconds EAST, 79.52 feet to a 5/8" rebar.
2) SOUTH 40 degrees 21 minutes 51 seconds EAST, 55.07 feet to a 5/8" rebar.
3) SOUTH 65 degrees 27 minutes 55 seconds EAST, 50.82 feet to a 5/8" rebar.
4) SOUTH 66 degrees 25 minutes 34 seconds EAST, 86.30 feet to a 5/8" rebar.
5) SOUTH 68 degrees 52 minutes 48 seconds EAST, 241.20 feet to a 5/8"rebar

on the East line of said East half quarter quarter; thence along said East line SOUTH 00 degrees 05 minutes 28 seconds EAST, 1119.81 feet to the point of beginning containing 19.24 acres more or less.

This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 5th day of June, 1996.

Ben E. Bledsoe
Registered Land Surveyor No. S0559
State of Indiana

BEN E. BLEDSOE REGISTERED No. S0559 STATE OF INDIANA LAND SURVEYOR

3/3